

**LOCATION**

Off I-4 at the 472 (Howland Blvd) exit, by EPIC Theatre and the new 1.4m sf Amazon Distribution Center.

**AVAILABLE SPACE**

Two end caps and a drive through available.

**RATE**

Please call for pricing


**FOR FURTHER INFORMATION:**

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**Exclusively listed by:**



- 2** 1.4M Sf Amazon Center   
Phase 1 opened Q4 2020
- 3** UF Health | Halifax Hospital  
Opened Hospital & MOB Spring 2020
- 4** Integra - Multi-family  
Phase 1 under construction, Phase 2 in permitting  
600+ total units over 2 phases
- 5** Remaining Retail/Office Pads  
Pads remaining for auto, restaurant, retail, many under negotiation
- 6** Grocery Anchor and Jr Box  
Jr Box and shop space next to new Grocery Store
- 7** NWC Howland/Forest Edge Dev.  
4 Ac being developed by BlueRock/RDP
- 8** Peninsula  
Available for many uses
- 9** Hotel Development  
Under Agreement for a new hotel
- a** 13 Ac Available  
Available for many uses
- b** Portland Industrial Park  
Remaining Amazon Excess, in pre-development for another million SF anchor industrial/manufacturing user.
- c** Amazon Phase II  
Amazon purchased remaining 25 Ac for Phase II, last-mile development
- d** 50k Light Industrial/Manufacturing  
In pre-development
- e** 15 Ac Available  
Available for many uses
- f** Vertical Self Storage  
Under agreement to self storage developer
- g** 600+ New Apartments in development



HALIFAX  
HEALTH

600 New  
apartments in  
development

PENDING

472

4

N Kentucky Ave

SUNSET HILLS

ARBOR RIDGE

TIMBERCERST

DAVIS

Howland Blvd

SITE

Deltona High School

Over 1,600  
Enrollment



SHERWOOD OAKS

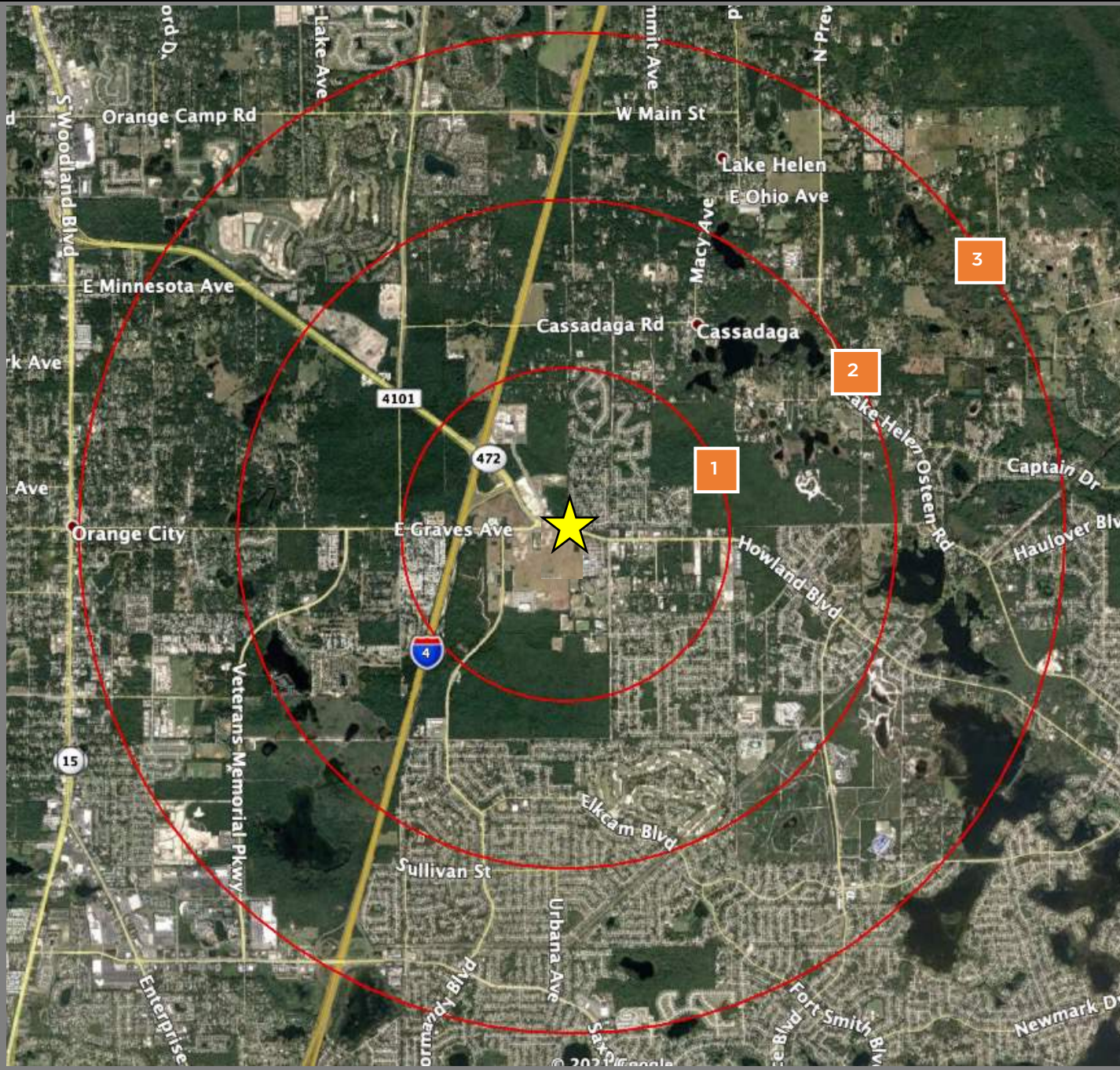
N Normandy Blvd

nd Blvd

PINEWOOD

939 HOLLYWOOD BLVD | DELTONA, FL 32725

PROPERTY FLYER



	<u>1 Mile</u>
Population	3,547
Households	1,412
Avg HH Size	2.51
Median Age	42.9
Pop Growth	1.21%
Median HH Income	\$66,738
Avg HH Income	\$71,761

	<u>3 Miles</u>
Population	39,099
Households	15,213
Avg HH Size	2.56
Median Age	46.3
Pop Growth	1.40%
Median HH Income	\$59,436
Avg HH Income	\$72,014

	<u>5 Miles</u>
Population	123,464
Households	47,145
Avg HH Size	2.61
Median Age	43.3
Pop Growth	1.14%
Median HH Income	\$57,570
Avg HH Income	\$71,607